

This instrument prepared by:
Charles W. Brown Jr., Esq.
CRABTREE LAW GROUP, P.A.
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**ENTRY POLICY
FOR
HIDDEN HILLS COUNTRY CLUB ESTATES
HOMEOWNERS ASSOCIATION, INC.
A Corporation Not for Profit
Under the Laws of the State of Florida**

THIS ENTRY POLICY FOR HIDDEN HILLS COUNTRY CLUB ESTATES HOMEOWNERS ASSOCIATION, INC. ("Entry Policy") is made this 30th day of August, 2022, by HIDDEN HILLS COUNTRY CLUB ESTATES HOMEOWNERS ASSOCIATION, INC., a Florida Not for Profit Corporation.

WHEREAS, on or about December 26, 1986, Hidden Hills Golf Club, Inc., a Florida Corporation (the "Developer"), caused to be recorded that certain Declaration of Covenants, Conditions, Easements and Restrictions for Hidden Hills, recorded at Official Records Book 6249, Page 2234, *et seq.*, of the Official Records of Duval County, Florida, together with its subsequent amendments thereto (together referred to as the "Declaration");

WHEREAS, it is the desire of the Association to adopt regulations concerning entry to the community through its Gate Access System and use of its community roadways;

WHEREAS, notice of a meeting of the Board of Directors of the Association was delivered to all members at least fourteen (14) days in advance of the meeting. Included with the notice of the meeting was a copy of this Entry Policy;

WHEREAS, as the meeting of the Board of Directors, quorum was obtained and this Amendment was adopted by at least the majority of the Board of Directors;

NOW THEREFORE, Hidden Hills Country Club Estates Homeowners Association, Inc., hereby adopts the Entry Policy as follows:

ENTRY POLICY

The HHCCE HOA agrees to the following Entry Policy for residents, guests, service companies (i.e., contractors) and other visitors. Residents include homeowners/property owners, family members residing with homeowners and renters who reside in the HHCCE community. This policy applies to all vehicles (cars, trucks, motorcycles, golf carts, bicycles, etc.) and pedestrians attempting entry into the community.

Residents in vehicles can enter the community through the far-right gated entry lane, which requires an RFID or through the inside lane where a valid driver's license for identification is required. RFIDs can be obtained at the management onsite office (currently Associa) and provide unassisted vehicle access through the far-right gated entry lane.

The Giddens Gate Access System is the visitor/vendor administration system for the community, and it allows residents to designate Permanent or Temporary visitor/vendor access. The system further allows residents to remove visitor/vendor privileges and create an Event/Party List. Residents can obtain access to Giddens Gate Access software by contacting the current management onsite representative. They will provide the details and also coordinate with Giddens, and they will then email the resident a username and login along with information about the app. If a homeowner/resident does not have email capability, the current management onsite representative will provide the homeowner details on Giddens Gate Access System access.

Permanent Visitors/Vendors – Residents are allowed to place individuals on a Permanent Visitors list (Standing List). These individuals will need to use the inside lane (closest to the guard) for entry and will be required to provide a valid state driver's license for identification and for legal operation of the vehicle on the HHCCE streets. Individuals may be added to or deleted from the Permanent Visitors list by the resident via the Gate Access System. Permanent visitors attempting to enter the community in oversized vehicles must also be cleared by providing a valid state driver's license to verify identification and for legal operation of the vehicle on the HHCCE streets, if attempting to proceed through the far-right entry lane.

Temporary Visitors/Vendors – Residents must register Temporary Visitors (guests) in the Giddens Gate Access System. Residents will provide Visitor's name(s), phone number, and access expiration date. Temporary Visitors (unless attempting to enter in an oversized vehicle) will need to use the inside lane for entry and will be required to provide a valid state driver's license for identification and for legal operation of the vehicle on the HHCCE streets.

Residents will receive an electronic notification once visitors/vendors have been cleared to enter the community by the guard(s) on duty.

Pedestrian Traffic - Pedestrian traffic is monitored by the guardhouse staff. Unknown incoming pedestrians are stopped and IDs are checked. Pedestrians will be asked where they are going/who they are visiting. They are then logged into the Giddens Gate Access system.

24+ Hour Visitors - Residents having Permanent or Temporary Visitor(s) staying more than 24 hours should request the Gatehouse issue a printed Visitors Pass for the visitor(s) vehicle.

Social Activities & Parties:

Known Visitors - If the names of all attending the social event are known, residents can either provide a Temporary Visitor list for the social event via the Giddens Gate Access System or in writing to the guardhouse. Visitors will need to use the inside lane for entry (unless attempting entry in an oversized vehicle) and will be required to provide a valid state driver's license for identification and for legal operation of the vehicle on the HHCCE streets. If being provided in writing, the Temporary Visitors List should be provided by 3:00 p.m. Friday for social events on Saturday or Sunday. If on a weekday, either posting should be completed by 3:00 p.m. on the day preceding the event/party. In addition to the names of Visitors, the time and the place of the event should be indicated and signed by the resident. The Visitor List can be hand delivered to the Guardhouse or registered in Giddens Gate Access System Event/Party List.

Unknown Visitors - If the names of all those attending the social event are not known, residents can either create an "Event/Party List" in the Giddens Gate Access System or provide an "Event/Party List" (Open House) Notice in writing to the Guardhouse. The "Event/Party List" must have a unique

name, indicate the time and the place of the event and who is hosting it (resident). Visitors will need to use the inside lane for entry and will be required to provide a valid state driver's license for identification and for legal operation of the vehicle on the HHCCE streets. They will also need to know the "unique name" of the Event, the location (address) and the host of the event. Anyone not able to provide this information will not be admitted. If an "Event/Party List" Notice is in writing, residents can hand deliver the list to the Guardhouse or register the individuals on the list in Giddens Gate Access System Event/Party List. Either hand delivery or Giddens Gate Access System Event/Party List should be completed by 3:00 p.m. on Friday for a Saturday or Sunday event/party. If on a weekday, posting should be by 3:00 p.m. on the day preceding the event/party.

Houses for Sale - It is the responsibility of the Seller (homeowner) and/or the Listing Agent to notify the Guardhouse in advance when a property will be placed on the market. The Listing Agent would do this if for some reason the Seller is unavailable. The homeowner/resident will enter the necessary realtor information into the Giddens Gate Access System. Realtor Agents wishing to show a house on the market will need to enter through the inside lane and show a business card, provide the address of the house for sale and a valid state driver's license for identification and for legal operation of the vehicle on the HHCCE streets. All potential buyers must be either accompanied by a Realtor Agent to gain entry or the Homeowner may make them a Temporary Visitor (see Temporary Visitor above).

Service Contractors (e.g., HVAC, Plumbing, Electrical, Pool Service)– Routine service contractors can be placed on a permanent Vendors List. Contractors will need to enter through the inside lane (unless attempting entry in an oversized vehicle) and provide a valid state driver's license for identification and for legal operation of the vehicle on the HHCCE streets. Residents are requested to add or delete names if the service contractor is changed or no longer needed via the Giddens Gate Access System.

Contractors and Service Contractors– Contractors and service contractors will be allowed entry Monday through Saturday from 7:00 a.m. until 7:00 p.m. with proper notification from the resident. ONLY EMERGENCY REPAIRS will be permitted Monday through Saturday prior to 7:00 a.m. or after 7:00 p.m. or anytime on Sunday with proper notification from the resident. No contractors/service contractors are permitted on Christmas Day, New Year's Day, Memorial Day, Fourth of July or Thanksgiving unless it is an emergency.

General Deliveries – Residents are required to notify the Guardhouse of all general deliveries except those noted below. General deliveries include, but are not limited to, furniture store deliveries, mattress deliveries, office supply stores, home improvement retailers, etc. Drivers will need to provide a valid state driver's license for legal operation of the vehicle on the HHCCE streets, the delivery address and name of resident. Notification may be made by the Giddens Gate Access System, by telephone, or in person.

Emergency and government (ambulance, fire, police, public maintenance service), US Postal Service, FedEx, UPS, Amazon, and utilities providers such as JEA, etc. vehicles are always allowed entry.

Restaurant, florist, grocery or other home delivery vendors like Door Dash, Grubhub, Instacart, etc. must provide a delivery ticket with the name and address of the resident in order to gain entry--no exceptions. Drivers must provide a valid state driver's license to gain community access and for legal operation of the vehicle on the HHCCE streets.

Access guards will take a photo of the valid state driver's license and manually enter the vehicle's license/tag information into the Giddens Gate Access System electronic device used by the guards on duty.


CERTIFICATE OF ADOPTION

WITNESS OUR HAND AND SEALS, the undersigned sets its hand and seal as of the date first above written and affirms that the Entry Policy for Hidden Hills Country Club Estates Homeowners Association, Inc. was approved and adopted at a Meeting of the Board of Directors held on August 17, 2022, at which the Association obtained the approval of not less than a majority (51%) of the Board of Directors for the Association.

WITNESS OUR HAND AND SEALS, the undersigned sets its hand and seal as of the date first above written

Signed, sealed, and delivered
in the presence of:

WITNESS

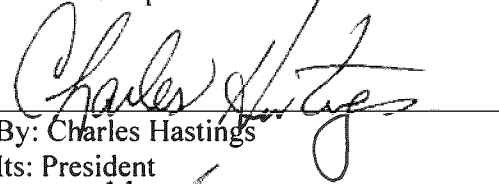


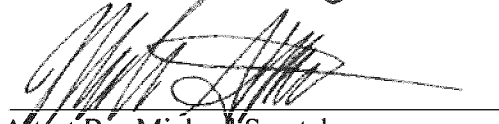
Amy Bass
Print Name

V. Clark

Tessa Clark
Print Name

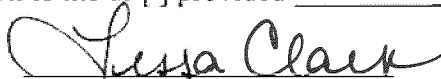
HIDDEN HILLS COUNTRY CLUB
ESTATES HOMEOWNERS
ASSOCIATION, INC.,
a Florida Corporation Not for Profit


By: Charles Hastings
Its: President


Attest By: Michael Scratch
Its: Secretary

STATE OF FLORIDA
COUNTY OF DUVAL

THE foregoing Amended and Restated Rules and Regulations was sworn to, subscribed and acknowledged before me this 30th day of August, 2022, by Charles Hastings, as President for Hidden Hills Country Club Estates Homeowners Association, Inc. on behalf of said corporation, and who is personally known to me or [] provided _____ as identification and did take an oath.


Notary Public, State of Florida
(seal)



Tessa Clark
Comm. # 00947769
Expires: Jan. 15, 2024
Bonded Thru Aaron Notary